

GOVERNMENT OF TELANGANA

ABSTRACT

Town Planning - Nalgonda Municipality - Change of land use proposal from Residential use zone to Commercial use zone in Sy.No.689,691 Plot Nos.1,2,3,4,5,6 and 7,8,9 to an extent of 900 Sq.Yards - Draft variation - Confirmed - Orders - Issued

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (M2) DEPARTMENT

G.O.MS.No. 201

Dated: 21-12-2015
Read the following:

1. From DTCP Lr.Roc.No.6497/2011/H, Dated: 30.10.2012.
2. Govt. Memo.No.27173/H1/2012-1, dt.09.01.13.
3. From the DTCP Lr.Roc.No.6497/2011/H, Dated: 24.05.2013.
4. Govt., Memo No.11411/I2/2012, Dated: 30.06.2012.
5. Govt., Memo No.27173 /H1/2012-2, Dated: 22.06.2013
6. From the Commissioner of Printing, The Andhra Pradesh Gazette, Part-I Extraordinary No.452, Dated:04.07.2013.

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ORDER:

The draft variation to the Nalgonda General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.594 MA., dated 08.06.1987 was issued in Government Memo No.27173/H1/2012, Municipal Administration & Urban Development Department Dated.22.06.2013, and published in the Extraordinary issue of the Andhra Pradesh Gazette No.452 Part-I, dated:04.07.2013. On publication no objections and suggestions have been received from the public within the stipulated period. The Director of Town & Country Planning, Hyderabad has informed that the applicant has paid an amount of Rs.12,048/- (Rupees Twelve thousand and forty eight only) towards Development charges / Conversion charges vide Receipt No.0121301102, Dated:02.04.2013 as per G.O.Ms.No.158 MA., dated: 22-03-1996.

2. Further the Municipal Commissioner, Nalgonda Municipality has published the draft variation notification in The Hindu daily news paper (English version) and Namaste Telangana daily news paper (Telugu version).On publication no suggestions/ objections received from the public. Hence, the draft variations are confirmed.

3. The appended notification will be published in the next issue of the Telangana Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF TELANGANA)

M.G. GOPAL
SPECIAL CHIEF SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.
The Director of Town and Country Planning, Hyderabad.
The Regional Deputy Director of Town Planning, Hyderabad.
The Commissioner, Nalgonda Municipality, Nalgonda District.
Copy to:The individual through the Commissioner, Nalgonda Municipality, Nalgonda District.
The District Collector,Nalgonda District.
SF/SC.

//FORWARDED ::BY:: ORDER//

SECTION OFFICER.

APPENDIX
NOTIFICATION

In exercise of the powers conferred by clause (a) under sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 the Government of Telangana hereby makes the following variation to the Master Plan of Nalgonda Town, the same having been previously published in the Extraordinary issue of Andhra Pradesh No.452, Part-I dated.04.07.2013 as required by clause (b) of the said section.

VARIATION

The site to an extent of 900 Sq.Yards in Sy.No.689 & 691 Plot Nos.1 to 9, DVK Road of Nalgonda Town and the boundaries of which are shown in the schedule hereunder and which is earmarked for Residential Use Zone in the General Town Planning Scheme (Master plan) of Nalgonda sanctioned in G.O.Ms.No.594 MA., dt.08.06.1987 is now designated for Commercial use by variation of change of land use based on the Council Resolution No.1/1296, dated 27.09.2010 and as the site is surrounded by commercial activity, as marked as "A, B, C, D" in the revised part proposed land use map G.T.P. 01/2013/H available in the Municipal Office, Nalgonda town **subject to the following conditions;**

1. The applicant has to handover the site affected due to widening of the existing 24'-0" wide road to 30'-0" wide on Western side of the proposed site.
2. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The applicant shall obtain prior permission from the competent authority before commencing the development work.
6. The change of land use shall not be used as the proof of any title of the land.
7. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
8. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	: 30'-0" wide road.
East	: Common way and Neighbours shop.
South	: 100'-0" wide road.
West	: 24'-0" wide road.

M.G. GOPAL
SPECIAL CHIEF SECRETARY TO GOVERNMENT

SECTION OFFICER.